

# 28 Hickory Lane

Holiday Island, Ar 72631



**List Price:** \$275,000  
**MLS#:** 1300909  
**Beds:** 2  
**Baths Full:** 2  
**Garage:** 2  
**Square Feet:** 1,152  
**Price / Square Foot:** \$238.72  
**Subdivision:** Unit 5 Holiday Island  
**Type:** Residential  
**Built:** 1997  
**County:** Carroll  
**School:** Eureka Springs

## Description

Located in the cozy mountain town of Holiday Island, Situated at the edge of 53,000-acre Table Rock Lake. 5 scenic miles from The historic tourist town of Eureka Springs! This well-maintained two-bedroom, two-bath home sits on two lots and is semi-secluded, with a wet weather creek in the back and abundant wildlife. The home has never seen deferred maintenance and is move-in ready. All Appliances, including the washer and dryer, convey. New roof in 2023, gas fireplace, vaulted ceilings, adorable screened-in front porch, and back deck PERFECT for grilling and entertaining. Community amenities include two golf courses, a recreation center, swimming pools, walking trails, tennis courts, MARINA, and a fishing dock, making this Holiday Island perfect for your vacation or permanent residence. Another big plus is that it is located in the highly rated Eureka Springs School District. Propane tank is owned not leased.

## Property Details

Lot Size	0.35 Acres
Air Condition	AtticFan,Electric
Amenities	CeilingFans, CathedralCeilings, WoodBurningStove, WiredForSound, WindowTreatments
Appliances	BuiltInRange,BuiltInOven,GasWaterHeater
Driveway	GravelDriveway
Exterior	VinylSiding
Fencing	None
Fireplace	Electric,GasLog
Listed By	Century 21 Woodland Real Estate